Prepared By: Barry W. Bedford
Attorney at Law
18th Floor
First American Center
Nashville, TN 37238

BOOK 5369 PAGE 483

WARRANTY DEED

1/13 Conn

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Larry W. Banniza et ux	First Federal of Nashville	147-9-83
(NAME)	(NAME)	
5008 Danby Drive	Union at Fourth	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37211	Nashville, TN 37219	6DU-29825
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of

TEN AND NO/100---------- *Dollars,*

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged.

We, F. B. Farrior, Jr. and wife, Mary Floydaline W. Farrior

have this day bargained and sold, and do hereby transfer and convey unto the said

Larry W. Banniza and wife, Sherry A. Banniza, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

LAND in Davidson County, Tennessee, being Lot No. 177 on the Map of Caldwell Country Estates, Section 1, as of record in Book 2663, page 68, Register's Office for said County.

SAID Lot No. 177 fronts 70.1 feet on the northeasterly side of Danby Drive and runs back 270 feet on the northwesterly line and 287.8 feet on the southeasterly line to a dead line, measuring 82 feet thereon.

BEING the same property conveyed to F. B. Farrior, Jr. and wife, Mary Floydaline W. Farrior by deed from William I. Chenault and wife, Ann S. Chenault of record in Book 3402, page 233, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $48,000.00

Subscribed and sworn to before me, this the 29th day of November 19 78

Affiant

My commission expires: 10-18-81 (Affix Seal)

Notary Public

This is improved ( ) unimproved (X) property, known as 5008 Danby Drive (House Number) (Street), Nashville P. O. Address: TN 37211 (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Larry W. Banniza and wife, Sherry A. Banniza, their

(successors), heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves/our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hands this 29th *day of* November, 1978, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

x F. B. Farrior Jr.
(F. B. FARRIOR, JR.)

x Mary Floydaline W. Farrior
(MARY FLOYDALINE W. FARRIOR)

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned *a Notary Public in and for said County and State,* F. B. Barrior and wife, Mary Floydaline W. Farrior

the within named bargainors, with whom I am personally acquainted, and who acknowledged that they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville *Tennessee, this* 29th *day of* November, *19* 78.

Bobbie N. M... *Notary Public*

Commission expires 10-18-81

ROBBIE N. MURPHY NOTARY PUBLIC DAVIDSON CO. TENN. LARGE STATE OF TENNESSEE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

NOV 30 78 CONV 48,000.00
NOV 30 78 S'TAX B* 124.80
NOV 30 78 PR'FEE B* .50
NOV 30 78 W'DEED B* 4.00 * 129.30

WARRANTY DEED

FROM
F. B. FARRIOR, JR. et ux

TO
LARRY W. BANNIZA et ux

F. 0 2 6 4 7.

IDENTIF. REFERENCE

NOV 30 2 04 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238